

Applicant's Justifications
for
Variance

ATTACHMENT D
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1. Because of exceptional or extraordinary circumstances or conditions applicable to the property, or use, including size, shape, topography, location or surroundings, the strict application of the ordinance is found to deprive the property owner of privileges enjoyed by other properties in the vicinity and within the same zoning district.

The strict application of ordinance would deprive our property from having accommodations for both a swimming pool and a storage shed—privileges which other properties in the vicinity and within the same zoning district surely have enjoyed. In the design plans for the property, the location of the storage shed was determined in a way such that a swimming pool can also be accommodated; please see attached design plan for the backyard.

2. The granting of the Variance will not be materially detrimental to the public welfare or injurious to the property, improvements or uses within the immediate vicinity and within the same zoning district.

Yes. The granting of the Variance will not be materially detrimental to the public welfare or injurious to the property, improvements or uses within the immediate vicinity and within the same zoning district. The storage shed is safely located within the backyard of the owned property and sufficiently placed far away from the fences such that it does not change function of the fences and does not hinder the viewing and scenery enjoyment of any neighboring properties.

Attached is a neighbor's letter of support for the keeping the storage shed in its current location.

3. Upon granting of the Variance the intent and purpose of the ordinance will still be served and the recipient of the Variance will not be granted special privileges not enjoyed by other surrounding property owners within the same zoning district.

Yes. The intent and purpose of the ordinance will still be served since the placement of the storage shed is still 1 ½ feet away from the closest fences—a well-respected distance typically applied to the location of storage sheds. Other surrounding property owners within the same zoning district can enjoy the similar privileges when placing their storage sheds.